

**Felton Borough, York County ~ Council Meeting
Monday, June 9, 2025**

Meeting Date and Time: Monday, June 9, 2025 6:30 pm at the Felton Borough Office located at 88 Main Street, Felton Pa.

Council Members present: Gary Martin, Mary Lader, Sherry Arnold, Zac Klock, James Vergos, John Trout, Mike McPherson, and Mayor Bryan McManus

Council Members Absent:

Other present: Tim Quinan of North Hopewell Police, Scott Gingrich of Alliance Fire & Rescue, Jeff Rehmeyer of CGA Law Firm, Lori Allen, Kim McPherson, Alexis Stuber, Ed & Denise Mason, Steve Goss, Craig Eppley, Kristen Warner, Johathan & Megan Ferreira, Eileen Sullivan, Alecia Baker, Kevin & Kathie Harris, Lisa Myers, Joshua Knerr, Steven Royer, Cory & Sue Yoder, Mike & Sharon McGuire, Jenifer Kolberg, Aaron & Jess Lehr, Cami Smith, Nina Harper, Dean Swartz, Mike Needer, Ronald & Donna Stump, Jordan Keeny, Rodney Schweizer, Chuck Juzelenos, Tom Troxell, Bruce Frey, Brad Brown, Jerry Sentz, Ed & Mary Ellen Cuthie, Paul Barlow, Robin Turner, Dan Green, Bill Williams, Leonard & Jessica Petrovich, Donna Martin, Robert Kupiec and Joy Flinchbaugh, Borough Secretary.

Gary Martin opened the meeting with the pledge allegiance to the flag at 6:30 pm.

Police: North Hopewell Police

- Tim Quinan was present to give the May report to the council. There was a total of 17 contacts in the borough of which 7 were calls for service and 10 traffic stops. There were 8 citations issued, 3 written warnings and no verbal warnings.
- Tim asked if anyone had any questions or concerns. It was asked that a speed detail be set up on Water Street to catch the speeders.

Alliance Fire and Rescue –

- Scott provided the council with the May fire reports. There was a total of 84 calls in May of which 2 were in the borough.
- Scott reminded everyone that they fire company will be set up and selling pit beef sandwiches for Celebrate Felton on June 28th.
- Scott had to leave the meeting to attend Red Lion Borough Council's meeting as well.

Approval of Minutes: A motion to approve the May 12th council meeting minutes was made by Mary and 2nd by John. The motion passed without opposition.

Approval of Treasurer's Report: A motion to approve the treasurer's report with the following additions GF: Sharon Wolfe \$36.93, CGA \$50, Gordon Brown \$1658.53 for 13 Church Ave project, \$347.20 mtg, church lane final, 230 main & 352 main street, State Fund: Met-Ed Blinking LT \$24.89 was made by Sherry and 2nd by Zac. The motion passed without opposition.

Called to be on agenda: No one called to be on the agenda.

Public Comment:

Josh Knerr of 84 Water Street was present to voice his opposition to public water and believes with water would come lots of development to the area.

Alecia Baker a renter at 9 Maul Avenue apartments was present to voice her opposition to public water. She is a single mother who likes living in this area and would not be able to afford an additional bill.

Bruce Frey of 15 Godfrey Road is not against public water but he is against a mandatory connection.

Tom Troxell of 95 High Street is opposed to public water and believes it will bring unwanted development to the area. He would like to offer his help to anyone who is having trouble with their wells.

Craig Eppley of 5 Maul Avenue is opposed to public water and mentioned that he heard that York Water Company is applying to the PUC to increase sewer and water rates.

Dan Green of 42 High Street said that it is on York Water's website that they are applying to the PUC to increase Felton's sewer rate from \$86.90 to \$93.60.

Mike McGuire of 52 Water Street to voice his opposition to public water.

Cami Smith of 28 Main Street is opposed to public water and wants to see it as a question on the ballot for everyone to vote on. **Jeff Rehmeyer**, the borough's solicitor, said it is not an item that can be put as a referendum on the ballot for a vote. **Sherry Arnold** mentioned that the borough is working on a packet of information to send out and a survey for residents to return to the borough to give their opinion of public water.

Steven Goss of 47 Main Street is opposed to public water and wants to know why we are doing this again when it was an overwhelming no back in 2021. He also questioned why it cannot be an item on the ballot. Jeff reiterated that it is a state law and cannot be put on the ballot for a vote and the council is seeking feedback from the community with the mailing that is going out.

Bryan McManus mentioned that there is an election coming up in November and if the community is unhappy with the way things are being handled you have a vote in changing it.

Jerry Sentz of 48 Red Lion was present to voice his opposition to public water.

Leonard Petrovich of 352 Main Street was present to voice his opposition to public water and a mandatory hook up.

Robin Turner of 44 High Street explained to those in attendance that she drilled 2 new wells on her property after she ran out of water right after moving in back in 2006. She now has 3 wells on her property and does not have enough water to sustain the home. There cannot be more than 2 showers in a day.

There were questions brought up about an apartment building having to pay a commercial rate versus the residential rate.

Donna Martin of 130 High Street is opposed to public water and had some thoughts to pass on to the public. She has heard from people on York Water that they are having issues with not having enough water pressure. She also mentioned that the funding information being provided may not be available if changes are made to the current funding for these programs.

Aaron Lehr of 16 Godfrey Road was present to is opposed to public water. His home sits a long distance from Main Street. He would like to know how long this will go on and when it will be voted on.

At this point, Gary stopped the public comment for the time being but would continue at the end of the meeting. This will allow the council to address the other items on the agenda.

Solicitor – Jeff Rehmeyer of CGA Law Firm

- **Floodplain Ordinance** – Jeff asked the council if there are any further questions on the ordinance amendment to change the way enforcement is handled for floodplain violations. Bryan and Mary wanted to know why the jump from a \$25 fine to \$600. This was done to hopefully get more to comply with being faced with a larger fine. A motion to advertise ordinance 2025-02 for adoption was made by Zac and 2nd by Mary. The motion passed opposition.
- **Public Comment** – Jeff provided guidance to Joy on Public Comment.
- **Collection Report** – the information was provided to the council.

Engineer – Byron Trout of Gordon Brown

- **Penn Dot Multimodal Grant for Water Street & Moore Lane** – W. Craig Adams will be back the week of June 16th. They will have the project complete or have it usable for the June 28th Celebration.
- **Covid 19 ARPA Grant – Red Lion Ave Stormwater \$176,907.00** – the contract has been signed. Byron is waiting on paperwork back from Penn Dot and then a Notice to Proceed can be given to JVI to start their work.
- **Local Share Cat 4 & Statewide Grant from 2023 for Church Lane** this project is completed and Joy noted that she submitted a reimbursement request for \$59,799.07
- **297 Main Street impervious area added** – Byron informed the council that nothing has been done yet. He has had phone communication from them. He did receive a call at 4 pm today saying that they would have it completed this week. He will send the 10-day notice letter and if nothing is done, he will proceed with enforcement.
- **Local Share Statewide Grant 2024** – will be notified in the fall of award
- **Local Share Category 4 2024 & York County Open Space Marcellus Shale Grant – Playground parking lot** – Byron has reached out to PEMA and FEMA and they are not requiring any permits. We need to provide our own permit for the work. He has reached out to PA Waterways and found out that we may have to have a GP permit. Byron is trying to find out from DEP which GP permit is required for this project. He has the bid specs and drawings done and will put out for bid as soon as he all permits in place. Joy submitted a change of scope for Open Space Grant to add in cameras.
- **CDBG Grant** – Byron has had all the work done for the final inspection of the project and will be submitting to Penn Dot this week. There was a question about the ramp at 49 Main Street. This cannot be done until the old pole is removed. This ramp was taken out of the project so the permit can be closed out.

Code Enforcement –

- Wayne is working on rental inspections and is handling a complaint against 28 Red Lion Avenue. He was out and took pictures and a letter will be going out soon.

SEO – Site Design Concepts

- Nothing to report.

Zoning –

- Nothing to report.

Old Business:

- **Resolution 2025 – 09 Establishing Policies for Public Comment and Rules of Decorum at Borough Council Meetings** – Joy asked the council if they want to keep the public comment time amount at 10 minutes. The council agreed to keep it at that. A motion to approve Resolution 2025-09 was made by Zac and 2nd by John. The motion passed without opposition.
- **Public Water** – Mailer to residents – Joy provided the council with the draft packet of information. Gary Martin mentioned that there are some questions missing in the information going out to the community. Joy said that the answers in the packet are information directly from JT Hand and their current tariff. Sherry asked that everyone on council get any additional questions to Joy by Friday so the mailing can be sent out. Donna Martin submitted a petition against public water to the borough on 6/5/25. This is included in the council's

packet of information. Joy also provided Vera Kywa's petition and other information that Jordan Keeny brought to the meeting for her. Brett Shoffner's professional assessment was not received by the borough. Vera Kywa's letter to council was given in the council's packet. There was discussion on having the amount of people that are without water and those having issues included in the mailer. Joy asked the council what date should be given in the mailer to have the survey returned to the borough. The council agreed to July 31st and then it be presented at the August meeting.

- **Community Day, Saturday, June 28th** – the date is fast approaching and Joy will get out a schedule for the bounce houses this week. Joy was able to get out some signs advertising the event and will have more going out this week.
- **Liquid Fuels Account** – Joy has not had a chance to change this account to a PLGIT account but hopes to do so in the next couple of weeks.
- **Street sweeping update** – Joy informed the council that they have worked 22 hours so far and will be back to finish up. Mary said she is very unhappy with all the dirt on Charles Street. Joy mentioned that while they were working on Charles Street, they found that the bank has overgrown out over the curb of the road and asked if they should work to expose it. Joy reached out to Gary and they both agreed to have them do the work to widen the road back to how it should be.

New Business:

- **Ambulance report** – there were a total of 2 calls in the borough in May and they were both handled by Red Lion.
- **Meeting with SPCA** – Joy will be attending the meeting on Thursday and will find out the contract changes taking place in 2026.
- **Thank you from library** – We received a thank you letter from Kaltreider Benfer for our yearly donation.
- **York County Borough's Association Meeting June 26th** – please let Joy know if anyone else would like to attend.
- **Fire police request from Stewartstown Borough** – a request for fire police for their fireworks, carnival, parade, and Halloween event. A motion to approve was made by James and 2nd by Mary. Sherry abstained. The motion passed without opposition.
- **Emergency Management Coordinator** – the borough needs an EMC. Joy said she will check with Red Lion Borough and Windsor Twp to see if their coordinator would cover the borough as well.
- **Mulch for playground** – Joy asked to get mulch put down under the swing sets. A motion to get this mulch for the playground was made by Mary and 2nd Sherry. The motion passed without opposition.

Comments from Council –

- **Mary** mentioned about the street sweeping on Charles Street.
- **Gary** mentioned that he would like to see everyone go back to getting along with each other.

Secretary:

- **PSAB conference** – Joy attended the conference and will be sharing some of the information she has from that. She also mentioned that Mary received a 10-year service award.

Public Comment:

Mary Ellen Cuthie of 173 High Street mentioned that last month it was discussed having information on the mailer put on the fire company sign. Joy did not check on that and Sherry said she would look into it.

Brad Brown of 34 Beaver Street is opposed to public water. He said public water will bring higher taxes, more development, and higher levels in the ground water.

Johathan & Megan Ferreira of 342 Main Street were present to voice their opposition to public water and they mentioned that their home is so far off Main Street.

Bruce Frey asked about the parking lot the borough is putting in at the playground. He asked if stormwater water controls are being done and if the York County Conservation District is being notified. Byron said they do not need to be notified because it is under 1 acre of land and yes, the borough will do the necessary stormwater controls.

Mike Needer of 356 Main Street was present to voice his opposition to public water.

Jordan Keeny of 62 Red Lion was present to voice her opposition to public water and questioned council member Zac.

Robert Kupiec of 197 Main Street is opposed to a mandatory connection for public water. They are new to living on a well and on lot septic system.

There were questions about council member Zac having gone around asking for signature for water and having a vote on the matter. They feel it is a conflict of interest. Attorney Jeff Rehmeyer said is not a conflict interest and he has a vote because he sits on council.

Bruce Frey asked about the sign at the fire hall and believes it is out of zoning regulations and they should have gotten a variance for it. Joy will check on it.

Tom Troxell asked why there cannot be a non-legal binding vote done in person for public water. It was mentioned this is why the borough is sending out a mailer and requesting information to be returned to the borough.

Dan Green asked if it will be households counted or the number of people. The count will be the number of surveys received by property owners, 1 per property. Dan asked if it can be added to the website also. Gary mentioned an email from JT saying that he feels we are dancing around the issue and he feels that is what is happening also.

There were more questions on when it will be voted on. The surveys are going to be asked to be returned to the borough by July 31st and they will be presented to the council for the August 11th meeting.

Lori Allen mentioned that if public water were to go through it is not something that is going to happen overnight. It will take years for everyone in the borough to get it.

Adjournment:

A motion to adjourn was made by James and 2nd by Mary at 8:30 pm. The motion passed without opposition.

Borough Secretary ~ Joy Flinchbaugh